



Town of Falmouth

Zoning Board of Appeals

59 TOWN HALL SQUARE, FALMOUTH, MA 02540
508-495-7460 - Fax 508-495-7463

AGENDA

December 7, 2023 – 5:30 PM

Board of Appeals Public Hearings & Open Meeting
Select Board's Meeting Room, Town Hall
59 Town Hall Square, Falmouth, MA

**Amended 12\5\23*

Executive Session 5:30 P.M. Under G.L. c. 30A, s. 21(a)(3) – meeting with Town Counsel relating to appeal of #075-22 Blue Moon Sea Grille, Inc., 159 Main Street, Falmouth

Public Comment 6:00 PM:

Continuation(s) 6:00 PM:

#084-23 Falmouth Resort Owners LLC, 350 Quaker Road, North Falmouth – modification of existing special permits to construct four (4) duplex structures over the existing tennis courts and convert a portion of an existing office building into an additional unit (JM,SP,SM,MF,FD) **REQUEST FOR CONTINUANCE**

#085-23 Sellers, 606 West Falmouth Highway, West Falmouth – appeal of Building Commissioner's determination (JM,SP,SM,MF,FD)

New Hearing(s) 6:00 PM:

#091-23 Nguyen, 62 Old Bayberry Lane, East Falmouth – requesting a special permit to construct a detached accessory apartment

#092-23 Kim, 0 Stowers Street (lot 202), Teaticket – appeal of the Building Commissioner's determination – **REQUEST FOR CONTINUANCE**

#094-23 G.L. Tucker, LLC, 237 Acapesket Road, East Falmouth – requesting a modification of special permit #115-88 to raze the existing, detached garage and rebuild a garage / barn with habitable space on the 2nd floor

#095-23 Marques, 594 Palmer Avenue, Falmouth – appealing the Building Commissioner's Cease and Desist Order and Notice of Violation – **REQUEST FOR CONTINUANCE**

Open Meeting:

- 1) Vote Minutes: November 2, 2023 and November 30, 2023
- 2) Request for Insubstantial Change(s), Comprehensive Permit No. 35-07 et al, Forest Cove Condominium, 637 Gifford Street, Falmouth – vote anticipated
- 3) Board to sign Regulatory Agreement re: #050-20 Village at Brick Kiln LLC, 511 Brick Kiln Road, West Falmouth
- 4) Discussion relating to use of Special Town Counsel
- 5) Board Discussion
- 6) Board Updates
- 7) Future Agenda Items

The Board reserves the right, by vote, to take items on the above Agenda out of order. Next Scheduled Public Hearings will be held on December 14, 2023 at 6:00 PM — Select Board's Meeting Room – Town Hall

**Amended 12\5\23 to include Executive Session, Open Meeting item no.'s 3 and 4*

